

**SNAPSHOT of HOME Program Performance--As of 06/30/11**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): **Middlesex County Consortium**

State: **NJ**

PJ's Total HOME Allocation Received: **\$27,525,260**

PJ's Size Grouping\*: **B**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:				PJs in State:	27		
% of Funds Committed	96.40 %	91.16 %	4	92.63 %	81	80	
% of Funds Disbursed	91.81 %	85.22 %	7	86.67 %	80	79	
Leveraging Ratio for Rental Activities	4.83	5.18	1	5.03	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	86.33 %	85.16 %	19	88.14 %	22	20	
% of Completed CHDO Disbursements to All CHDO Reservations***	67.31 %	72.40 %	17	76.19 %	26	26	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.16 %	84.39 %	11	81.48 %	71	67	
% of 0-30% AMI Renters to All Renters***	47.59 %	45.34 %	16	45.62 %	53	52	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	90.06 %	96.62 %	25	96.17 %	13	13	
Overall Ranking:			In State:	13 / 27	Nationally:	40	48
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$49,593	\$30,353		\$28,750	332 Units	70.20 %	
Homebuyer Unit	\$12,607	\$17,933		\$15,714	118 Units	24.90 %	
Homeowner-Rehab Unit	\$15,594	\$16,007		\$21,140	8 Units	1.70 %	
TBRA Unit	\$21,326	\$8,234		\$3,230	15 Units	3.20 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Middlesex County Consortium NJ

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$134,789	\$202,962	\$15,594
<b>State:*</b>	\$115,750	\$99,135	\$17,757
<b>National:**</b>	\$103,194	\$78,960	\$24,147

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 0.0 %  
**National Avg:** 1.2 %

**R.S. Means Cost Index:** 1.12

	Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>				
White:	<span style="border: 1px solid black; padding: 2px;">62.2</span>	<span style="border: 1px solid black; padding: 2px;">40.7</span>	<span style="border: 1px solid black; padding: 2px;">75.0</span>	<span style="border: 1px solid black; padding: 2px;">33.3</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">20.1</span>	<span style="border: 1px solid black; padding: 2px;">24.6</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">40.0</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">1.0</span>	<span style="border: 1px solid black; padding: 2px;">9.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">6.7</span>
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">2.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### ETHNICITY:

Hispanic	<span style="border: 1px solid black; padding: 2px;">13.7</span>	<span style="border: 1px solid black; padding: 2px;">23.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">20.0</span>
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### HOUSEHOLD SIZE:

1 Person:	<span style="border: 1px solid black; padding: 2px;">62.2</span>	<span style="border: 1px solid black; padding: 2px;">20.3</span>	<span style="border: 1px solid black; padding: 2px;">50.0</span>	<span style="border: 1px solid black; padding: 2px;">80.0</span>
2 Persons:	<span style="border: 1px solid black; padding: 2px;">17.7</span>	<span style="border: 1px solid black; padding: 2px;">29.7</span>	<span style="border: 1px solid black; padding: 2px;">25.0</span>	<span style="border: 1px solid black; padding: 2px;">13.3</span>
3 Persons:	<span style="border: 1px solid black; padding: 2px;">11.4</span>	<span style="border: 1px solid black; padding: 2px;">19.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">6.7</span>
4 Persons:	<span style="border: 1px solid black; padding: 2px;">6.4</span>	<span style="border: 1px solid black; padding: 2px;">17.8</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
5 Persons:	<span style="border: 1px solid black; padding: 2px;">1.7</span>	<span style="border: 1px solid black; padding: 2px;">10.2</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
6 Persons:	<span style="border: 1px solid black; padding: 2px;">0.7</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
7 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### HOUSEHOLD TYPE:

Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">20.4</span>	<span style="border: 1px solid black; padding: 2px;">19.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">80.0</span>
Elderly:	<span style="border: 1px solid black; padding: 2px;">49.2</span>	<span style="border: 1px solid black; padding: 2px;">4.2</span>	<span style="border: 1px solid black; padding: 2px;">75.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">14.0</span>	<span style="border: 1px solid black; padding: 2px;">35.6</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">20.0</span>
Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">7.4</span>	<span style="border: 1px solid black; padding: 2px;">27.1</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other:	<span style="border: 1px solid black; padding: 2px;">7.4</span>	<span style="border: 1px solid black; padding: 2px;">13.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	<span style="border: 1px solid black; padding: 2px;">15.1</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span> #
HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	
Other:	<span style="border: 1px solid black; padding: 2px;">21.4</span>	
No Assistance:	<span style="border: 1px solid black; padding: 2px;">63.5</span>	

**# of Section 504 Compliant Units / Completed Units Since 2001** 163

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Middlesex County Consortium

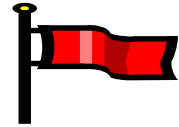
State: NJ

Group Rank: 40  
 (Percentile)

State Rank: 13 / 27 PJs

Overall Rank: 48  
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	<b>86.33</b>	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	<b>67.31</b>	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	<b>89.16</b>	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	<b>90.06</b>	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	<b>1.11</b>	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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